

COCHISE COUNTY PLANNING & ZONING COMMISSION
FINAL MINUTES
July 13, 2016
REGULAR MEETING at 4:00 p.m.

The regular meeting of the Cochise County Planning and Zoning Commission was called to order at 4:00 p.m. by Chairman Greene at the Cochise County Complex, 1415 Melody Lane, Building G, Bisbee, Arizona in the Board of Supervisors' Hearing Room. Chairman Greene admonished the public to turn off cell phones, use the speaker request forms provided, and to address the Commission from the podium using the microphone. He explained the time allotted to speakers when at the podium. He then explained the composition of the Commission, and indicated that there were two Special Use Authorizations Dockets on the agenda. Chairman Greene explained the consequences of a potential tie vote and the process for approval and appeal.

ROLL CALL

Chairman Greene noted the presence of a quorum and called the roll, asking the Commissioners to introduce themselves and indicate the respective District they represent; seven Commissioners (Jim Martzke, Wayne Gregan, Patrick Greene, Tom Borer, Liza Weissler, Nathan Watkins, and Pat Edie indicated their presence. Staff members present included; Paul Esparza, Planning Director; Karen Lamberton, Transportation Planner; Peter Gardner, Planner I; and Jim Henry, Planner I.

APPROVAL OF THE MINUTES

Motion: Approve minutes of the June 8, 2016 meeting with clerical correction noted by Mr. Watkins

Action: Approve

Moved by: Mr. Gregan **Seconded by:** Mr. Martzke

Vote: Motion passed (**Summary:** Yes = 6, No = 0, Abstain =1)

Yes: Mr. Martzke, Mr. Gregan, Mr. Greene, Mr. Borer, Ms. Weissler, and Ms. Edie

No: 0

Abstain: Mr. Watkins

CALL TO THE PUBLIC:

Mr. Jack Cook of Bisbee spoke on matters of personal concern.

NEW BUSINESS

Item 1 PUBLIC HEARING Docket SU-99-09A (Muhammad)

A request to revoke special use authorization SU-99-09 that permitted the Applicant to construct a school, group quarters, and a private airstrip as part of the former Foremost Amended Subdivision (Sections 607.25, 607.36, and 607.15 of the Zoning regulations). The Applicant is Nuri Muhammad.

Chairman Greene called for the Planning Director's report. Planner I Jim Henry presented the docket explaining the background of the request utilizing photos, maps, and other visual aids. Mr. Henry also explained Staffs' analysis of the request. He noted support and opposition received, and closed by listing factors in favor of and against approval and then invited questions from the Commission.

Mr. Greene opened the Public Hearing, noted that the Applicant was not present, nor were there any members of the public wishing to speak, and therefore closed the public hearing and called for Commission Discussion. There being no discussion, Chairman Greene called for a motion. Mr. Martzke made a motion revoke docket SU-99-09. Ms. Edie seconded the motion. There being no further discussion, Chairman Greene called for a vote on the motion. The motion passed 7-0.

Motion: Revoke the Docket per Applicant's request

Moved by: Mr. Martzke **Seconded by:** Ms. Edie

Vote: Motion passed (**Summary:** Yes = 7, No =0, Abstain =0)

Yes: Mr. Martzke, Mr. Gregan, Mr. Greene, Mr. Borer, Ms. Weissler, Mr. Watkins, and Ms. Edie

No: 0

Abstain: 0

Item 2 PUBLIC HEARING SU-16-13 (Williams)

A request to approve a Special Use authorization for overnight dog boarding and dog daycare in a General Business (GB) zoning district. The proposed use is considered Animal Husbandry Services and requires a Special Use Authorization per Section 1205.04 of the Zoning Regulations. The applicant is John Williams.

Chairman Greene called for the Planning Director's report. Planner I Peter Gardner noted that neither the Applicant, nor the Applicant's representative was present, and asked for guidance from the Commission regarding tabling the Docket to the August meeting. Chairman Greene agreed with the request to table, and called for a motion. Ms. Weissler made a motion to table the Docket to the August 10 meeting. Mr. Gregan seconded the motion. There being no further discussion, Chairman Greene called for a vote on the motion. The motion passed 7-0.

Motion: Motioned to Table the Docket to the August 10 meeting

Moved by: Ms. Weissler **Seconded by:** Mr. Gregan

Vote: Motion passed (**Summary:** Yes = 7, No =0, Abstain =0)

Yes: Mr. Martzke, Mr. Gregan, Mr. Greene, Mr. Borer, Ms. Weissler, Mr. Watkins, and Ms. Edie

No: 0

Abstain: 0

1. PLANNING DIRECTOR'S REPORT, INCLUDING PENDING, RECENT AND FUTURE AGENDA ITEMS AND BOARD OF SUPERVISORS' ACTIONS.

Previous Board of Supervisors

June 14, 2016

- a. SUA-16-04 (Kriaris) Appeal of April 13, 2016 Commission approval of medical marijuana cultivation and infusion at 6950 S. Covered Wagon Rd. Willcox, AZ – Approval overturned by the Board 2-1
- b. R-16-01 (Zoning Regs Update) Forwarded to Board with Commission recommendation of approval. – Tabled for a Work Session

June 28, 2016

- a. Z-16-01 (Slaughter) Consideration of a Rezoning from R-36 & RU-2 to RU-4 in the Babocomari

Next P&Z Commission meeting**August 10, 2016**

- a. SU-16-12 (Verizon St. David) stealth wireless communication tower located on the High School property in St. David.
- b. SU-16-13 (Williams) request for dog boarding in Sierra Vista.

Upcoming

- a. SU-16-14 (Graves) guest lodging in Texas Canyon north of Interstate 10
- b. Rezoning from RU-4 to RU-2 for 10 acres at Parker Lakeview Estates

CALL TO COMMISSIONERS ON RECENT MATTERS:

None

ADJOURNMENT – Mr. Martzke moved to adjourn, Mr. Grogan seconded, and the meeting was adjourned at 4:19 pm.